Floor Plan

GROUND FLOOR
764 sq.ft. (70.9 sq.m.) approx.

BEDROOM 2

BEDROOM 1

ENSUITE

STORAGE

HALLWAY

BATHROOM

STORAGE

LOUNGE/KITCHEN/DINER

BALCONY
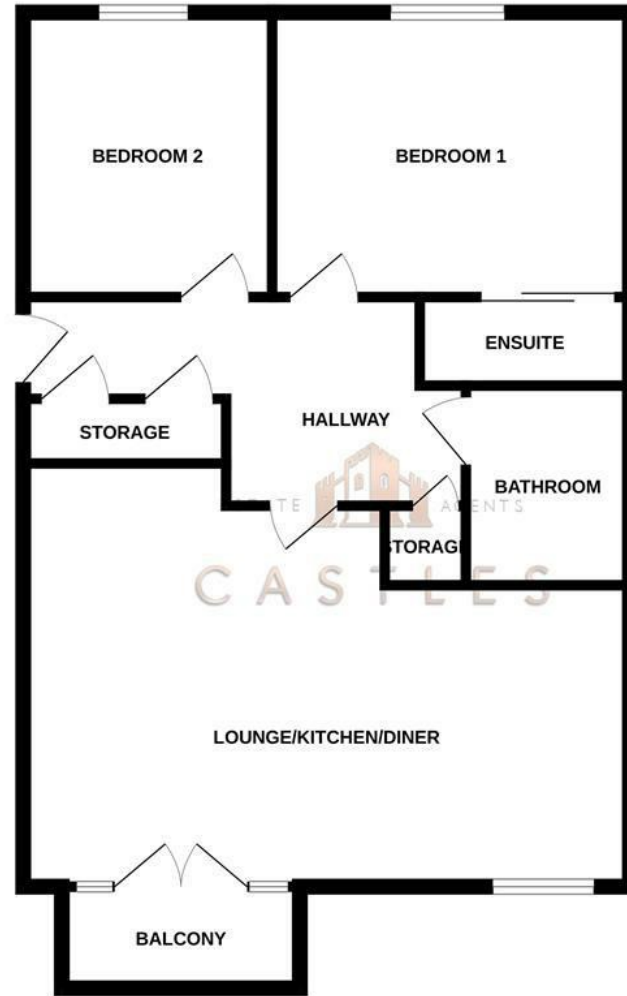
TOTAL FLOOR AREA : 764 sq.ft. (70.9 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		

England & Wales | EU Directive 2002/91/EC

Environmental Impact (CO₂) Rating

	Current	Potential
Very environmentally friendly - lower CO2 emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO2 emissions		

England & Wales | EU Directive 2002/91/EC
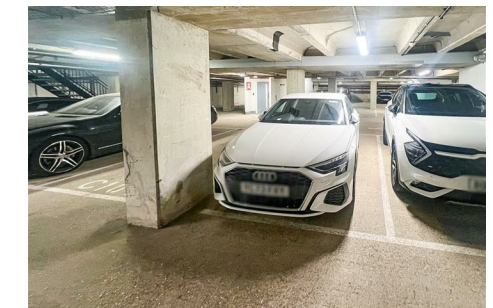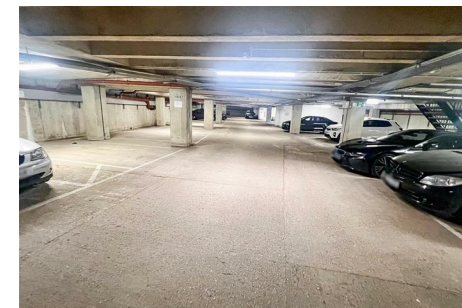
E501 Royal Crescent Road
Southampton, SO14 3AF

We are pleased to welcome to the market this two bedroom fifth floor apartment in the popular development of Royal Crescent Apartments. This property provides the best of city living close to the waterfront, Southampton's Ocean Village Marina and the restaurant and bars of nearby Oxford Street.

A well specified two bedroom apartment on the fifth floor offered for sale with NO FORWARD CHAIN.

The apartment includes engineered wooden flooring through the hallway and living room and carpet to the bedroom. There is outside space on offer via a balcony. The heating system is electronic with a radiator to each room and the tank is housed in a storage cupboard alongside the washer/dryer.

5th floor view on offer in front of listed buildings will never change and you get then sun from 2:00pm/3:00pm to 9ish in summer with some fantastic sunsets. The bedrooms benefit from the morning sun and the apartment is bright throughout the whole day.

Included appliances are dishwasher, fridge/freezer, induction hob, combo washing/drying machine.

The bedrooms include fitted wardrobes and wall lights above the bed. The bathroom has full size bath with shower over and TV inset to the wall which can be linked with a fire stick. There is a mirror cabinet including

Asking price £225,000

E501 Royal Crescent Road

Southampton, SO14 3AF

🛏 2   🛁 2   🛋 1   ☰

- NO FORWARD CHAIN
- OFF ROAD PARKING
- BALCONY
- TWO BATHROOMS

- ROYAL CRESCENT APARTMENTS
- OCEAN VILLAGE LOCATION
- TWO BEDROOMS
- CLOSE TO LOCAL SHOPS & TRANSPORT LINKS

KITCHEN/LOUNGE/DINER
22'3" x 15'5" (6.8 x 4.7)

BEDROOM 1 + EN-SUITE
13'1" x 10'5" (4.0 x 3.2)

BEDROOM 2
10'5" x 9'2" (3.2 x 2.8)

BATHROOM

Financial Services
If you are looking to get a comparison on your mortgage deal then do let us know as we can put you in touch with some independent mortgage advisors that would be happy to help. It is always worth a last minute comparison before you purchase a property as the current deals can change weekly.

Solicitors
If you are looking for a solicitor to handle the conveyancing process then do let us know as we can point you in the direction of some local, well recommended companies that would be happy to help and provide you with a quote.

Anti Money Laundering
Castles Estate Agents have a legal obligation to complete anti-money laundering checks via a portal called Credas. Please note the Credas AML check includes taking a copy of identification for each purchaser, a proof of address and proof of name document is required. Please note we cannot agree a transaction without the Credas AML check being completed.

Lease Information
Lease Length: 120 Years Remaining

Service Charge: £1750 Per Annum

Ground Rent: £235 Per Annum

* Please be aware this information has been provided to us by the sellers to the best of their knowledge and will be clarified specifically by the solicitors during the conveyancing process *